

076.B

0001

0003.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

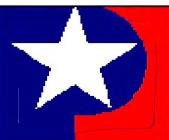
914,100 / 914,100

USE VALUE:

914,100 / 914,100

ASSESSED:

914,100 / 914,100


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
65		CROSBY ST, ARLINGTON

OWNERSHIP

Owner 1:	CREEDON DAVID C & DEBRA A	Unit #:	3
Owner 2:			
Owner 3:			

Street 1: 65 CROSBY STREET #3

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474		Type:

PREVIOUS OWNER

Owner 1:	LAFLAMME MARIO & NORMA -
Owner 2:	TRS/THE LAFLAMME REALTY TRUST -
Street 1:	65 CROSBY STREET #3
Twn/City:	ARLINGTON
St/Prov: MA	Cntry:
Postal: 02474	

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 1989, having primarily Clapboard Exterior and 3051 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7011																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	914,100			914,100		
Total Card	0.000	914,100			914,100	Entered Lot Size	
Total Parcel	0.000	914,100			914,100	Total Land:	
Source:	Market Adj Cost		Total Value per SQ unit /Card:	299.61	/Parcel: 299.6	Land Unit Type:	

PREVIOUS ASSESSMENT

Parcel ID								
076.B-0001-0003.0								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	102	FV	897,200	0	.	.	897,200	897,200 Year End Roll
2019	102	FV	874,800	0	.	.	874,800	874,800 Year End Roll
2018	102	FV	792,700	0	.	.	792,700	792,700 Year End Roll
2017	102	FV	707,100	0	.	.	707,100	707,100 Year End Roll
2016	102	FV	707,100	0	.	.	707,100	707,100 Year End
2015	102	FV	676,000	0	.	.	676,000	676,000 Year End Roll
2014	102	FV	641,400	0	.	.	641,400	641,400 Year End Roll
2013	102	FV	641,400	0	.	.	641,400	641,400

SALES INFORMATION

TAX DISTRICT									PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes			
LAFLAMME MARIO	55151-285		8/11/2010		671,500	No	No					
LAFLAMME MARIO	50827-449		3/5/2008	Family	10	No	No					
RUBENSTEIN STEW	25149-535		1/30/1995		312,000	No	No	Y				

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/29/2011	200	Re-Roof	5,500					

Date	Result	By	Name
7/27/2018	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

